## September 2020

Prince William County, VA

## Sold Summary

|  | Sep 2020 | Sep 2019 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 359,988,165$ | $\$ 233,098,022$ | $54.44 \%$ |
| Avg Sold Price | $\$ 458,360$ | $\$ 413,294$ | $10.90 \%$ |
| Median Sold Price | $\$ 420,000$ | $\$ 381,000$ | $10.24 \%$ |
| Units Sold | 793 | 564 | $40.60 \%$ |
| Avg Days on Market | 12 | 33 | $-63.64 \%$ |
| Avg List Price for Solds | $\$ 454,348$ | $\$ 417,985$ | $8.70 \%$ |
| Avg SP to OLP Ratio | $101.0 \%$ | $98.3 \%$ | $2.71 \%$ |
| Ratio of Avg SP to Avg OLP | $100.6 \%$ | $98.3 \%$ | $2.32 \%$ |
| Attached Avg Sold Price | $\$ 354,045$ | $\$ 318,026$ | $11.33 \%$ |
| Detached Avg Sold Price | $\$ 550,067$ | $\$ 491,353$ | $11.95 \%$ |
| Attached Units Sold | 371 | 254 | $46.06 \%$ |
| Detached Units Sold | 422 | 310 | $36.13 \%$ |

## Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

|  | Sep 2020 | Sep 2019 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 383 | 954 | $-59.85 \%$ |
| New Listings | 909 | 708 | $28.39 \%$ |
| New Under Contracts | 0 | 399 | $0 \%$ |
| New Contingents | 0 | 219 | $0 \%$ |
| New Pendings | 817 | 618 | $32.20 \%$ |
| All Pendings | 1,018 | 773 | $31.69 \%$ |

Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 37 |
| Conventional | 454 |
| FHA | 141 |
| Other | 3 |
| Owner | 0 |
| VA | 143 |

Days on Market (Sold)

| 0 | 27 |
| :--- | :---: |
| 1 to 10 | 561 |
| 11 to 20 | 90 |
| 21 to 30 | 31 |
| 31 to 60 | 40 |
| 61 to 90 | 21 |
| 91 to 120 | 9 |
| 121 to 180 | 9 |
| 181 to 360 | 3 |
| 361 to 720 | 2 |
| $721+$ | 0 |

## Sold Detail

| Price Ranges | Residential |  |  |  |  |  | Condo/Coop | Active Listings |  |  |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  | 2 or Less BR |  | 3 BR |  | 4 or More BR |  | All <br> Attached | Residential |  | Condo/Coop <br> Attached |
|  | Detached | Attached/TH | Detached | Attached/TH | Detached | Attached/TH |  | Detached | Attached/TH |  |
| < \$50,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$50K to \$99,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$100K to \$149,999 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 2 |
| \$150K to \$199,999 | 1 | 0 | 0 | 0 | 0 | 0 | 9 | 0 | 0 | 8 |
| \$200K to \$299,999 | 2 | 9 | 5 | 40 | 0 | 4 | 32 | 7 | 19 | 10 |
| \$300K to \$399,999 | 1 | 4 | 22 | 100 | 50 | 22 | 49 | 42 | 53 | 27 |
| \$400K to \$499,999 | 1 | 0 | 27 | 52 | 55 | 14 | 9 | 42 | 21 | 10 |
| \$500K to \$599,999 | 2 | 0 | 9 | 16 | 122 | 5 | 1 | 34 | 11 | 0 |
| \$600K to \$799,999 | 0 | 0 | 6 | 2 | 90 | 2 | 0 | 52 | 3 | 0 |
| \$800K to \$999,999 | 0 | 0 | 0 | 0 | 18 | 0 | 0 | 23 | 1 | 0 |
| \$1M to \$2,499,999 | 0 | 0 | 0 | 0 | 11 | 0 | 0 | 18 | 0 | 0 |
| \$2.5M to \$4,999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$5,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Total | 7 | 13 | 69 | 210 | 346 | 47 | 101 | 218 | 108 | 57 |
| Avg Sold Price | \$369,442 | \$287,855 | \$430,068 | \$372,943 | \$577,652 | \$402,249 | \$300,842 |  |  |  |
| Prev Year - Avg Sold Price | \$401,900 | \$295,587 | \$401,264 | \$336,343 | \$523,726 | \$341,659 | \$267,630 |  |  |  |
| Avg Sold \% Change | -8.08\% | -2.62\% | 7.18\% | 10.88\% | 10.30\% | 17.73\% | 12.41\% |  |  |  |
| Prev Year - \# of Solds | 10 | 16 | 72 | 155 | 228 | 23 | 60 |  |  |  |

